

THE CITY OF DEXTER
REGULAR CITY COUNCIL MEETING
MONDAY, JANUARY 12, 2015

A. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

The meeting was called to order at 7:30 PM by Mayor Keough at the Dexter Senior Center located at 7720 Ann Arbor Street in Dexter, Michigan.

B. ROLL CALL: Mayor Keough	J. Carson	D. Fisher-arr at 7:31
	J. Knight	J. Semifero
	J. Smith	R. Tell

Also present: Courtney Nicholls, City Manager; Michelle Aniol, Community Development Manager; Carol Jones, Interim City Clerk; Dan Schlaff, Public Services Superintendent; Justin Breyer, Assistant to the City Manager; Scott Maurer, Assistant Public Services Superintendent; Patrick Droze, Orchard, Hiltz and McCliment; and media.

C. APPROVAL OF THE MINUTES

1. Regular City Council Meeting – December 22, 2014

Motion Smith; support Carson to approve the minutes of the Regular City Council Meeting of December 22, 2014 as presented.

Unanimous voice vote approval.

D. PREARRANGED PARTICIPATION

None

E. APPROVAL OF THE AGENDA

Motion Tell; support Smith to approve the agenda with the addition of three items: item H-2 - 2015 Sign Request; I-4 – Subcommittee Reports, Status of Road Improvement Plan; and I-6 – Mayor’s Report, Proposed Workshop Dates.

Unanimous voice vote approval.

F. PUBLIC HEARINGS

Action on each public hearing will be taken immediately following the close of the hearing.

None

G. NON-ARRANGED PARTICIPATION

None

H. COMMUNICATIONS:

1. Upcoming Meeting List
2. Sign Calendar
3. Holiday Letter from Carlisle Wortman
4. Notice of Award from the Michigan Recreation & Park Association
5. Faith in Action Newsletter

Councilmember Knight mentioned that she may not be able to attend the Thursday meetings of the 5 Healthy Communities due to another commitment.

I. REPORTS

1. Public Services Superintendent – Dan Schlaff

Mr. Schlaff submits his progress report of the DPW and Water/Sewer per packet. Mr. Schlaff gave the following updates:

- Water Leak – there has been a leak along the side of Country Market for about six months. It came back this fall and staff found that it was a leak from an 8-inch main. It has been fixed.
- Have to pull the high service pump but still have two pumps in service.
- Trying to burn methane gas at the wastewater plant. In the past two weeks had the gas line at the WWTP froze and is not able to use the methane. Need to set up a meeting as no one will take responsibility for the problem. The City has taken the initiative to get the methane burner up and running.

Motion Fisher; support Smith to authorize up to \$10,000 for repairs to the methane gas burner.

Ayes: Carson, Fisher, Knight, Semifero, Smith, Tell and Keough

Nays: None

Motion carries.

- Spoke to Mr. Droze regarding working on the ratings for the roads in the City and will be working on the Road Plan.
- Question asked as to how the hours are compiled on the DPW work sheets. Mr. Schlaff explained how it is calculated.
- Question do we turn the valves when flushing the hydrants (yes).

2. Community Development Manager – Michelle Aniol

Ms. Aniol submits her report as per packet. Ms. Aniol gave the following updates:

- The January DDA meeting will be cancelled due to lack of actions items and invoices to pay.

- Will be meeting on January 15 with the Sheriff's Dept. and Huron River Watershed Council regarding the parking concerns at the Huron River and Mast Road Bridge.
- Business updates – the house at 3441 Broad Street was sold and the buyer wants to demolish the building and construct a European Coffee House (Strawberry Alarm Clock). The Sloan Property (139 acres on Baker Road) is up for sale and staff has received calls regarding high density construction and water/sewer capacity.
- Redevelopment Ready Communities – have submitted a final report. It will be presented at a meeting in February, and then there will be a period of 30 days in which to adopt a resolution to begin work on the recommendations.
- We received a report that the Village of Manchester had a market analysis done regarding retail in Manchester. Discussion followed on also having a retail target market analysis in Dexter.
- ZBA – Dexter Crossing applicant may be withdrawing application.
- Ms. Aniol reported on being elected treasurer of MEDA and that she may be serving on a Federal Court Jury the week of February 2.
- Question asked regarding the January 13 presentation from Peter Allen as to whether there is a provision for affordable housing (suggested that this be asked at the meeting).

3. Boards, Commissions. & Other Reports-“Bi-annual or as needed”

Dexter Area Fire Department – Shawn Keough

- Mayor Keough reported that the Job Description for the Fire Chief is included in the packet and the first meeting with the new City representatives attending will be January 22.

Washtenaw County Sheriff – December 2014 Written Report

- Written report included in the packet.

4. Subcommittee Reports

Facilities – Verbal Update from January 9th Meeting

- The meeting was postponed until January 14, and there is nothing new to report at this time.

Road Plan – Jim Carson and Joe Semifero

Information included in the packet. Councilmember Semifero gave the following updates:

- Reported on the rationale for the projects, costs, potential projects, treatments, timeline, and budget fund balances.
- Reviewed last year's program and what was accomplished.
- Presented the proposed 2015 projects, the 2016 timeline and looking into future programs.
- Mr. Droze will be reviewing the roads along with Mr. Schlaff and Mr. Maurer.
- The cost variable on the upcoming projects could be down due to oil prices dropping or up due to the county's upcoming road projects.
- The bids are expected to go out in March, and for work to start in July.

- Question was asked about drainage on Forest, Grand and Hudson Streets (not really sure until a stormwater study can be done).

5. City Manager Report

Ms. Nicholls submits her report as per packet. Ms. Nicholls gave the following verbal updates:

- The Election Commission will meet on January 20 to discuss purchasing election equipment.
- Mayor Keough commented on the mini mural project and the bad precedent it may have. Discussion followed.
- The Ypsilanti Convention Bureau grant application is due in February with them giving up to \$10,000 with a 20% match. This would be used for Plein Air unless anyone has any other ideas.

6. Mayor's Report

Mr. Keough submits his report as per packet. Mr. Keough gave the following updates:

- Have included a listing of workshop dates for review and would like feedback on the dates suggested.
- Will be giving a deposition on Thursday, January 15.

J. CONSENT AGENDA

1. Consideration of: Bills and Payroll in the amount of \$322,647.32

Motion Fisher; support Smith to approve item 1 of the Consent Agenda.

Unanimous voice vote approval.

K. OLD BUSINESS-Consideration and Discussion of:

None

L. NEW BUSINESS-Consideration of and Discussion of:

1. Discussion of: Modification of Federal Aid Eligible Roadways

Discussion included but was not limited to making the federal roads match the truck route in order to improve these roadways and make such a decision by January 26 as this information is due to WATS (Washtenaw Area Transportation Study) by February 3, 2015.

2. Discussion of: Amendments to the Dexter Area Fire Department Interlocal Agreement

Discussion included but was not limited to looking at the two options of the financial formula and a review of the proposed changes.

M. COUNCIL COMMENTS

Tell	None
Fisher	None
Semifero	Inquired if Council would be having more discussion or preparation regarding goal setting and will there be anything handed out ahead of time?
Jones	When Millicent Bond Dexter came to Dexter with her widowed mother in 1827, corn was growing on one side of Main Street and potatoes on the other side of the street.
Smith	None
Knight	None
Carson	Reported that the game score was Oregon 7 and OSU 0.

N. NON-ARRANGED PARTICIPATION

None

O. ADJOURNMENT

Motion Smith; support Knight to adjourn at 9:03 PM.

Unanimous voice vote approval.

Respectfully submitted,

Carol J. Jones
Interim Clerk, City of Dexter

Approved for Filing: _____